

Franklin Fire Department

Code Enforcement Division

Request for Inspection:

Date: 4/18/14

Name: Ambeau, Elizabeth

Telephone: _____

Location: 176 Sanborn St.

Map: 133 Lot: 014

Zone _____ New Map # _____

Type of Inspection	Failed Date	Approved Date
Footing/Foundation		
Rough		
Insulation		
Fire Protection System		
Mechanical		
Final For CO		

Welfare Dept.		
New Business/Change of Use		

Other: <u>Back tax insp.</u>	<u>4/18/14</u>	
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Date Needed: 4/18/14 Time: 1000

Comments: Appears to be a vacant house in poor condition.

Severe decay, hole in roof, broken basement windows.

Neighbor reports water/mold inside. Vacant for 2 yrs. Possible problem with sewer.

★ This appears to be a possible demolition.

Copy to: City Clerk

[Signature]
Inspector

CITY OF FRANKLIN

316 Central Street

Franklin, NH 03235

Office Hours

Monday - Friday

8:15 AM - 5:00 PM

(603) 934-3109

**AMBEAU, ELIZABETH W
60 RIVERHILL AVE
CONCORD, NH 03303**

**OFFICE OF THE TAX COLLECTOR
SUMMARY OF ACTIVITY FOR 000133 000014 000000
Printed Tuesday, April 22, 2014
Interest Calculated As Of 04/24/2014**

Map Lot Sub: 000133 000014 000000

**Invoice: 2011L01415828 Acres: 0.17 Location: 176 SANBORN STREET
Bill Amount: \$ 2,539.50 Due Date: 04/22/2011**

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
05/31/2011	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 13.00	\$ 0.00
01/09/2013	Payment of \$13.00	\$ 0.00	\$ 0.00	(\$ 13.00)	\$ 0.00
01/09/2013	Payment of \$140.44	\$ 0.00	(\$ 140.44)	\$ 0.00	\$ 0.00
02/08/2013	Payment of \$184.00	\$ 0.00	(\$ 184.00)	\$ 0.00	\$ 0.00
02/22/2013	Other Penalty	\$ 0.00	\$ 0.00	\$ 15.20	\$ 0.00
02/22/2013	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 8.38	\$ 0.00
03/06/2013	Payment of \$8.38	\$ 0.00	\$ 0.00	(\$ 8.38)	\$ 0.00
03/06/2013	Payment of \$191.62	\$ 0.00	(\$ 191.62)	\$ 0.00	\$ 0.00
04/05/2013	Payment of \$378.12	\$ 0.00	(\$ 378.12)	\$ 0.00	\$ 0.00
04/05/2013	Payment of \$321.88	(\$ 321.88)	\$ 0.00	\$ 0.00	\$ 0.00
05/06/2013	Payment of \$33.90	\$ 0.00	(\$ 33.90)	\$ 0.00	\$ 0.00
05/06/2013	Payment of \$191.10	(\$ 191.10)	\$ 0.00	\$ 0.00	\$ 0.00
06/05/2013	Payment of \$29.98	\$ 0.00	(\$ 29.98)	\$ 0.00	\$ 0.00
06/05/2013	Payment of \$195.02	(\$ 195.02)	\$ 0.00	\$ 0.00	\$ 0.00
07/08/2013	Payment of \$29.81	\$ 0.00	(\$ 29.81)	\$ 0.00	\$ 0.00
07/08/2013	Payment of \$195.19	(\$ 195.19)	\$ 0.00	\$ 0.00	\$ 0.00
08/09/2013	Payment of \$25.82	\$ 0.00	(\$ 25.82)	\$ 0.00	\$ 0.00
08/09/2013	Payment of \$197.68	(\$ 197.68)	\$ 0.00	\$ 0.00	\$ 0.00
09/06/2013	Payment of \$19.86	\$ 0.00	(\$ 19.86)	\$ 0.00	\$ 0.00
09/06/2013	Payment of \$203.64	(\$ 203.64)	\$ 0.00	\$ 0.00	\$ 0.00
10/15/2013	Payment of \$23.75	\$ 0.00	(\$ 23.75)	\$ 0.00	\$ 0.00
10/15/2013	Payment of \$199.75	(\$ 199.75)	\$ 0.00	\$ 0.00	\$ 0.00
12/02/2013	Payment of \$24.51	\$ 0.00	(\$ 24.51)	\$ 0.00	\$ 0.00
12/02/2013	Payment of \$198.99	(\$ 198.99)	\$ 0.00	\$ 0.00	\$ 0.00
01/16/2014	Payment of \$18.56	\$ 0.00	(\$ 18.56)	\$ 0.00	\$ 0.00
01/16/2014	Payment of \$204.94	(\$ 204.94)	\$ 0.00	\$ 0.00	\$ 0.00
02/14/2014	Payment of \$300.00 (#1955)	\$ 0.00	(\$ 284.80)	(\$ 15.20)	\$ 0.00
03/21/2014	Payment of \$300.00 (#1962)	(\$ 224.32)	(\$ 75.68)	\$ 0.00	\$ 0.00
04/22/2014	Payment of \$225.00 (#1967)	(\$ 218.58)	(\$ 6.42)	\$ 0.00	\$ 0.00
04/24/2014	Int/Pen From 04/22/2014	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.19

Per Diem: 0.0929

Total Due For Invoice 2011L01415828: \$ 188.60

**Invoice: 2012L01439142 Acres: 0.17 Location: 176 SANBORN STREET
Bill Amount: \$ 2,555.65 Due Date: 03/14/2012**

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/04/2012	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 12.00	\$ 0.00
03/04/2014	Deed Notice	\$ 0.00	\$ 0.00	\$ 23.90	\$ 0.00
04/24/2014	Int/Pen From 03/14/2012	\$ 0.00	\$ 0.00	\$ 0.00	\$ 1,007.61

Per Diem: 1.2603

Total Due For Invoice 2012L01439142: \$ 3,563.26

Invoice: 2013L01464509 Acres: 0.17 Location: 176 SANBORN STREET
Bill Amount: \$ 2,639.71 Due Date: 03/13/2013

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/18/2013	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 8.38	\$ 0.00
04/24/2014	Int/Pen From 03/13/2013	\$ 0.00	\$ 0.00	\$ 0.00	\$ 538.20

Per Diem: 1.3018 Total Due For Invoice 2013L01464509: \$ 3,177.91

Invoice: 2013L03000010 Acres: 0.17 Location: 176 SANBORN STREET
Bill Amount: \$ 2,934.35 Due Date: 03/18/2014

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/16/2014	Mtge Search/Notice	\$ 0.00	\$ 0.00	\$ 8.38	\$ 0.00
04/24/2014	Int/Pen From 03/18/2014	\$ 0.00	\$ 0.00	\$ 0.00	\$ 61.92

Per Diem: 1.4471 Total Due For Invoice 2013L03000010: \$ 2,996.27

Invoice: 2014S02475333 Acres: 0.00 Location: 176 SANBORN STREET
Bill Amount: \$ 55.04 Due Date: 09/30/2013

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/24/2014	Int/Pen From 09/30/2013	\$ 0.00	\$ 0.00	\$ 0.00	\$ 4.66

Per Diem: 0.0226 Total Due For Invoice 2014S02475333: \$ 59.70

Invoice: 2014S05482972 Acres: 0.00 Location: 176 SANBORN STREET
Bill Amount: \$ 56.78 Due Date: 01/02/2014

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/24/2014	Int/Pen From 01/02/2014	\$ 0.00	\$ 0.00	\$ 0.00	\$ 2.61

Per Diem: 0.0233 Total Due For Invoice 2014S05482972: \$ 59.39

Invoice: 2014S23000016 Acres: 0.00 Location: 176 SANBORN STREET
Bill Amount: \$ 56.78 Due Date: 04/07/2014

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/24/2014	Int/Pen From 04/07/2014	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.40

Per Diem: 0.0233 Total Due For Invoice 2014S23000016: \$ 57.18

Invoice: 2014W02475332 Acres: 0.00 Location: 176 SANBORN STREET
Bill Amount: \$ 47.06 Due Date: 09/30/2013

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/24/2014	Int/Pen From 09/30/2013	\$ 0.00	\$ 0.00	\$ 0.00	\$ 3.98

Per Diem: 0.0193 Total Due For Invoice 2014W02475332: \$ 51.04

Invoice: 2014W05482971 Acres: 0.00 Location: 176 SANBORN STREET
Bill Amount: \$ 47.06 Due Date: 01/02/2014

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/24/2014	Int/Pen From 01/02/2014	\$ 0.00	\$ 0.00	\$ 0.00	\$ 2.17

Per Diem: 0.0193 Total Due For Invoice 2014W05482971: \$ 49.23

Invoice: 2014W23000016 Acres: 0.00 Location: 176 SANBORN STREET
Bill Amount: \$ 47.06 Due Date: 04/07/2014

Date	Activity	Amount	Int. Paid	Penalty	Int./Pen. Due
04/24/2014	Int/Pen From 04/07/2014	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.33

Per Diem: 0.0193 Total Due For Invoice 2014W23000016: \$ 47.39

Total Due For Parcel 000133 000014 000000: \$ 10,249.97

LEVY YEAR TAX TYPE INFORMATION

B - Betterment	P - Property	T - Timber Yield
G - Gravel Yield	R - Residence	U - Use Change
L - Lien	S - Sewer	W - Water

176 SANBORN STREET MAP/LOT: 133-014-00 33 ZONING: RS LIVING UNITS: 1 CLASS: R - 101 CARD # 1 OF 1

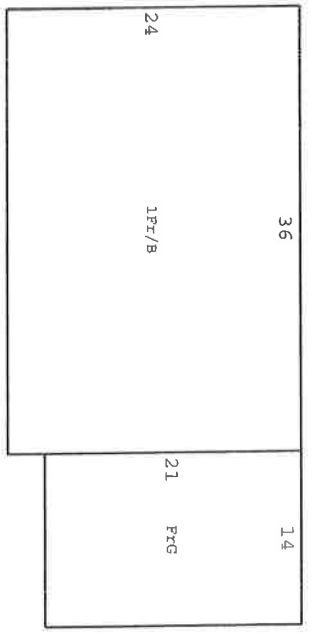
CURRENT OWNER/ADDRESS	LAND DATA:	TYPE	SIZE	INFLUENCE FACTORS	%	LAND VALUE	NBHD ID: 113.00
AMBEAU, ELIZABETH W	LINEAR W.F.			0			- ASSESSMENT INFORMATION -
60 RIVERHILL AVE				0			PRIOR
CONCORD				0			CURRENT
				0			26,100
				0			71,900
				0			98,000
				0			TOTAL
							LAND BUILDING
							26,100
							71,900
							98,000
							TOTAL
DEED BOOK: 3059							
DEED PAGE: 728							
DEED DATE: 20080415							
							PROPERTY VISIT HISTORY -
							20110825 BH OCC-NOT HOME
							20061127 JP ENT. GAINED
							20000711 MT ESTIMATED
							CM UPDATE

SALES DATA: PERMIT DATA: 20080415 LAND + BLDG 1 38 20050413 LAND + BLDG 1 A

DWELLING DATA:
 Style: RANCH
 Story Ht. 1.00
 Attic: NONE
 Walls: FRAME
 Bedrooms: 2
 Total Rooms: 5
 Full Baths: 1
 Half Baths: 1
 Add'l Fixtures: 5
 Total Fixtures: 5
 Basement: FULL
 Fin Bsmt. Living Area: 98,710
 Basement Rec Room Area: 1,000
 Heating System: OIL
 Heating Type: BASIC
 FIREPLACE WB: / Mtl: /
 Basement Garage (# cars): /
 Ground Flr Area: 864
 Total Living Area: 864
 Quality Grade: C
 Condition: AVERAGE
 Marketability: AV
 Year Built: 1970
 Eff. Year Built:
 Unfinished Area:
 Unheated Area:

COST APPROACH COMPUTATIONS
 Base Price 90,710
 Plumbing 8,000
 Additions
 Unfin. Area
 Basement
 Attic
 Heat/AC Adj.
 FBLA
 Rec Rm
 Fireplace
 Bsmt. Gar.
 SUBTOTAL 98,710
 Grade Factor 1,000
 C & D Factor
 TOTAL RCN 98,710
 % Good 0.72
 Market Adj.
 Econm Obslcn
 Functn Obslcn
 Nhdn/style Adj.
 Under Constcn %
 TOTAL RCNLD 71,100

Type	Qty	Yr	Size1	Size2	Grd	Cond	Ma	Value
RS2	1	1981	9	10	D	F		\$140
RS1	1	2010	12	8	C	G		\$660



NOTES:

VALUE FLAG:5
 OUTBUILDING TOTAL: \$800
 MAP SHEET # M8 House Color: 1 WHITE



133-412-00
729,306 SF
16.743 Acres

133-112-00
175,597 SF
4.031 Acres

134-406-06
42,968 SF
0.986 Acres

134-406-00
88,375 SF
2.029 Acres

116-151-00
417,071 SF
9.575 Acres

134-406-04
19,947 SF
0.458 Acres

134-406-02
22,332 SF
0.513 Acres

116-135-00
17,677 SF
0.406 Acres

134-406-03
46,295 SF
1.062 Acres

134-406-05
67,498 SF
1.550 Acres

134-406-01
43,848 SF
1.007 Acres

133-013-00
22,392 SF
0.514 Acres

133-01-00
7,442 SF
0.171 Acres

133-016-00
34,683 SF
0.796 Acres

133-017-00
6,159 SF
0.141 Acres

133-028-00
33,073 SF
0.759 Acres

134-040-00
20,582 SF
0.473 Acres

134-041-00
20,424 SF
0.469 Acres

134-037-00
11,985 SF
0.275 Acres

134-036-00
14,453 SF
0.332 Acres

116-126-00
21,320 SF
0.489 Acres

116-131-00
22,314 SF
0.512 Acres

116-132-00
20,576 SF
0.472 Acres

116-136-00
12,981 SF
0.298 Acres

134-405-00
19,136 SF
0.439 Acres

134-027-00
12,480 SF
0.286 Acres

134-028-00
16,660 SF
0.428 Acres

134-029-00
12,594 SF
0.289 Acres

134-030-00
12,431 SF
0.285 Acres

ROWELL DRIVE

SANBORN STREET

PEARL STREET

STREET